



UNITED STATES ENVIRONMENTAL PROTECTION AGENCY

REGION I

J.F. KENNEDY FEDERAL BUILDING, BOSTON, MASSACHUSETTS 02203-2211

URGENT LEGAL MATTER -- PROMPT REPLY NECESSARY
CERTIFIED MAIL: RETURN RECEIPT REQUESTED

FEB - 3 1989

George Whitten
Juniper Development Group
25 Waterfield Road
Winchester, MA 01810



SDMS DocID

291697

Re: Notice of Liability to property once owned by Juniper Development Group at 60 Olympia Avenue, Woburn, Massachusetts, hereinafter referred to as "the facility."

Dear Mr. Whitten:

NOTICE OF POTENTIAL LIABILITY

This letter is to notify you of potential liability which Juniper Development Group may incur or may have incurred with respect to the Wells G & H Site; to make a formal demand for reimbursement of the costs, including interest thereon, that have been incurred in response to the environmental problems at the Site; and to notify you of forthcoming cleanup response activities at the Site which you will be asked at a later date to perform or finance.

The United States Environmental Protection Agency (EPA) has documented the release and/or threatened release of hazardous substances, pollutants and contaminants at the above referenced Site from the facility. EPA has spent and is considering spending public funds on actions to investigate and control such releases or threatened releases at the Site. Unless EPA reaches an agreement under which a responsible party or parties will properly perform or finance such actions, EPA will itself perform these actions pursuant to Section 104 of the Comprehensive Environmental Response, Compensation, and Liability Act 42 U.S.C. §9601 et seq. (CERCLA), as amended by the Superfund Amendment and Reauthorization Act of 1986 (SARA).

Under Section 106(a) of CERCLA, Section 107(a) of CERCLA, 42 U.S.C. §9606(a) and §9607(a), Section 7003 of the Resource Conservation and Recovery Act, 42 U.S.C. §6973 (RCRA), and other laws, responsible parties may be obligated to implement relief actions deemed necessary by EPA to protect the public health, welfare or environment and may be liable for all costs incurred by the government in responding to any release or threatened release at the Site. Such costs may include, but are not limited to, expenditures for investigation, planning, response and enforcement activities.

Responsible parties under CERCLA include current and former owners and operators of facilities as well as persons who

arranged for disposal of hazardous substances found at any facility or persons who accepted hazardous substances for transport to the facility.

EPA has evaluated a large body of evidence in connection with its investigation of the Site, including data collected from soil and groundwater sampling, the United States Geological Survey's aquifer test, federal, state and local records, corporate records, deeds, and court transcripts.

Based on this evidence, EPA has information indicating that Juniper Development Group is a potentially responsible party with respect to this Site. By this letter, EPA notifies you of your potential liability with regard to this matter and encourages you, as a potentially responsible party, to reimburse EPA for the costs incurred to date and to voluntarily perform or finance the response activities described below that EPA has determined are required at the Site.

DEMAND FOR PAYMENT OF COSTS INCURRED TO DATE

In accordance with CERCLA and other authorities, EPA has already undertaken certain actions and incurred certain costs in response to conditions at the Site. These response actions include, but are not limited to, removal actions, monitoring, assessing and evaluating the release or threat of release of hazardous substances, and related investigations, planning and enforcement activities. The cost to date of the response actions performed through EPA funding at the Site is currently approximately \$2.1 million. The Agency anticipates expending additional funds for response activities described below. In accordance with Section 107(a)(4)(D) of CERCLA, as amended by Section 107(b) of SARA, demand is hereby made for payment of the above amount plus any and all interest authorized to be recovered under that Section or under any other provisions of law. Demand is also hereby made under these authorities for payment of interest on all future costs that EPA may accrue in regard to the Site.

FORTHCOMING RESPONSE ACTIVITIES AT THE SITE

EPA is planning to conduct the following studies and/or activities at the Site:

1. Design and implementation of the remedial action selected and approved by EPA for the Site;
2. Operation, maintenance and monitoring necessary at the Site.

In addition to those enumerated above, EPA may, pursuant to its authorities under CERCLA and other laws, decide that other clean-up activities are necessary to protect public health, welfare or the environment.

ADMINISTRATIVE RECORD

The EPA is assembling an Administrative Record which contains all documents that form the basis for the Agency's decision on the selection of remedy. The record is open to the public for inspection and comment, and is currently maintained at the Woburn Public Library, and at EPA, at 90 Canal Street, Boston. The Record will be continually updated until a decision on a remedy has been made.

TIMING AND FORM OF RESPONSE TO THIS LETTER

At an appropriate point in the future, you will receive additional notice that one or more of the above activities is pending and that your cooperation is being requested to negotiate the terms of an agreement to perform or finance those activities. In the interim, as a potentially responsible party, you should notify EPA in writing within twenty (20) days from receipt of this letter of your willingness to perform or finance the activities described above. If EPA does not receive a timely response, EPA will assume that you do not wish to negotiate a resolution of its liabilities in connection with the Site and that you have declined any involvement in performing the response activities.

Your letter should indicate the appropriate name, address, and telephone number for further contact with you. If you are already involved in discussions with state or local authorities, engaged in voluntary clean-up action, or involved in a lawsuit regarding this Site, you should continue such activities as you see fit. This letter is not intended to advise you or direct you to restrict or discontinue any such activities; however, you are advised to report the status of those discussions or actions in your response to this letter and to provide a copy of your response to any other parties involved in those discussions or actions.

Your response letter should be sent to:

Barbara Newman, Project Manager
Massachusetts Superfund Section
Waste Management Division
U.S. Environmental Protection Agency
JFK Federal Building, HRS-CAN3
Boston, MA 02203
Telephone: (617) 573-5736

If you have an attorney representing you in this matter, please direct his or her questions to M. Gretchen Muench of the EPA, Office of Regional Counsel at (617) 565-3433.

INFORMATION TO ASSIST RESPONSIBLE PARTIES

EPA would like to encourage good faith negotiations between you and the Agency and among you and other parties potentially

responsible for the Site. To assist responsible parties in preparing a proposal and in negotiating with EPA concerning this matter, EPA is providing a list of the names and addresses of potentially responsible parties to whom this notification is being provided. This list represents EPA's preliminary findings on the identities of potentially responsible parties. Inclusion on or exclusion from the list does not constitute a final determination by the Agency concerning the liability of any party for the hazard or contamination at the Site.

The factual and legal discussions in this letter are intended solely to provide notice and information, and such discussions are not to be construed as a final agency position on any matter set forth herein. Due to the seriousness of the environmental and legal problems posed by conditions at the Site, EPA urges that immediate attention and a prompt response be given to this letter.

By copy of this letter, EPA is notifying the Commonwealth of Massachusetts and the Federal Natural Resource Trustee(s) of our intent to perform or enter into negotiations for the performance or financing of response actions at the Site.

Sincerely,


Merrill S. Hohman, Director
Waste Management Division

Enclosure

cc: Michael Deland, Regional Administrator
Alice Corley, Office of Waste Programs Enforcement
Edward Reich, Office of Enforcement and Compliance
Monitoring
M. Gretchen Muench, Office of Regional Counsel
Bruce Marshall, Chief, Superfund Enforcement Support Section
Barbara Newman, Project Manager
Anne Bingham, Office of General Counsel, DEQE
Nancy Preis, MA Attorney General's Office
Rodine DeRice, DEQE
Ken Finkelstein, NOAA
Ken Carr, Fish and Wildlife Service

SENDER: Complete Items 1 and 2 when additional services are desired, and complete Items 3 and 4.
Put your address in the "RETURN TO" Space on the reverse side. Failure to do this will prevent this card from being returned to you. The return receipt fee will provide you the name of the person delivered to and the date of delivery. For additional fees the following services are available. Consult postmaster for fees and check box(es) for additional service(s) requested.

1. ☐ Show to whom delivered, date, and addressee's address. 2. ☐ Restricted Delivery
↑(Extra charge)↑ ↑(Extra charge)↑

<p>3. Article Addressed to:</p> <p style="font-size: 1.2em;">George Whitten Juniper Development Group 25 Waterfield Rd Winchester, Ma 01810</p>	<p>4. Article Number</p> <p style="font-size: 1.2em;">P340 013793</p>
<p>5. Signature — Addressee</p> <p>X</p>	<p>Type of Service:</p> <p><input type="checkbox"/> Registered <input type="checkbox"/> Insured <input checked="" type="checkbox"/> Certified <input type="checkbox"/> COD <input type="checkbox"/> Express Mail</p>
<p>6. Signature — Agent</p> <p>X</p>	<p>Always obtain signature of addressee or agent and DATE DELIVERED.</p>
<p>7. Date of Delivery</p>	<p>8. Addressee's Address (ONLY if requested and fee paid)</p> <p style="font-size: 1.5em; text-align: center;">proposed plan</p>

PS Form 3811, Mar. 1987

★ U.S.G.P.O. 1987-178-268

DOMESTIC RETURN RECEIPT

P-624 562 993

George Whitten

<p>PS Form 3800, June 1983</p>	<p>PS Form 3800, June 1983</p>
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FEB - 3 1989